

SPRING 2018 COMPETITIVE FUNDING ROUND - AUGUST 30, 2018

Applicant/Project Sponsor	Site Location and Address	Primary Population Served	Units	PWD and Special Needs Units	Community of Opportunity	Total Project Costs	Requested LIHTC	Requested Rental Housing Program/HOME Funds	Requested PRHP	Approved LIHTC	Approved Rental Housing Program/HOME Funds	Approved PRHP
Anne Arundel												
Pennrose, LLC & Housing Authority of the City of Annapolis	Newtowne 20 810A Brooke Court, Annapolis, MD 21401	FAM	86	13	Yes	\$ 24,880,934	\$ 1,500,000	\$ 2,000,000	\$ 1,875,000	\$ -	\$ -	\$ -
Woda Cooper Development, Inc. & Interfaith Housing Alliance, Inc.	Culver Crossing Aris T. Allen Blvd, Annapolis, MD 21401	FAM	30	5	Yes	\$ 17,974,219	\$ 1,465,564	\$ 1,945,000	\$ -	\$ -	\$ -	\$ -
Woda Cooper Development, Inc. & Interfaith Housing Alliance, Inc.	Brock Bridge Landing 7902 Brock Bridge Road, Jessup, MD 20794	FAM	38	6	Yes	\$ 18,940,931	\$ 1,500,000	\$ 2,000,000	\$ -	\$ 1,500,000	\$ 2,000,000	\$ -
			154	24		\$ 61,796,084	\$ 4,465,564	\$ 5,945,000	\$ 1,875,000	\$ 1,500,000	\$ 2,000,000	\$ -
Baltimore City												
SCG Development Partners, LLC	Fayette Apartments 19 E. Fayette Street, Baltimore, MD 21202	FAM	27	7	Yes	\$ 11,493,184	\$ 712,742	\$ 1,364,000	\$ -	\$ -	\$ -	\$ -
Episcopal Housing Corporation & French Development, LLC	Four Ten Lofts 410 N. Eutaw Street, Baltimore, MD 21201	FAM	76	20	Yes	\$ 23,357,556	\$ 1,500,000	\$ 2,000,000	\$ -	\$ 1,500,000	\$ 2,000,000	\$ -
Unity Properties, Inc.	Bon Secours Apartments V 31 N. Fulton Avenue, Baltimore, MD 21223	FAM	58	13	No	\$ 20,853,542	\$ 1,500,000	\$ 2,000,000	\$ -	\$ -	\$ -	\$ -
Mission First Housing Development Corporation & The Henson Development Company	520 Somerset Apartments 520 Somerset Street, Baltimore, MD 21202	FAM	69	11	No	\$ 23,995,147	\$ 1,499,850	\$ 1,500,000	\$ 1,000,000	\$ 1,499,850	\$ 1,500,000	\$ 1,000,000
Osprey Property Company, LLC & The Women's Housing Coalition	22 Light 22 Light Street, Baltimore, MD 21202	FAM	40	6	Yes	\$ 20,279,693	\$ 1,498,767	\$ 1,720,000	\$ -	\$ 1,498,767	\$ 1,720,000	\$ -
Osprey Property Company, LLC	Flamingo Place Apartments 3900-3934 Flamingo Place, Baltimore, MD 21211	FAM	47	8	Yes	\$ 17,714,041	\$ 1,478,970	\$ 150,000	\$ -	\$ 1,478,970	\$ 150,000	\$ -
The Community Builders, Inc.	The Ashbie 1213 Madison Avenue, Baltimore, MD 21217	FAM	53	8	No	\$ 17,453,070	\$ 1,383,802	\$ 2,000,000	\$ -	\$ -	\$ -	\$ -
Enterprise Homes, Inc.	The Oaks at Frankford 5521 Frankford Avenue, Baltimore, MD 21206	FAM	67	11	No	\$ 20,071,320	\$ 1,500,000	\$ 1,800,000	\$ -	\$ -	\$ -	\$ -
			437	84		\$ 155,217,553	\$ 11,074,131	\$ 12,534,000	\$ 1,000,000	\$ 5,977,587	\$ 5,370,000	\$ 1,000,000
Baltimore County												
Homes for America, Inc. & New Harbor Development	Red Maple Place Joppa Road/Fairmont Avenue, Towson, MD 21286	FAM	56	9	Yes	\$ 23,779,603	\$ 1,500,000	\$ 2,000,000	\$ -	\$ 1,500,000	\$ 2,000,000	\$ -
Conifer Realty LLC & Episcopal Housing Corporation	The Enclave at Lyons Mill 9307 Lyons Mill Road, Owings Mills, MD 21117	FAM	53	8	Yes	\$ 19,417,637	\$ 1,500,000	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -
Osprey Property Company, LLC	Towns at Padonia 100 Long Vista Court, Lutherville, MD 21093	FAM	26	4	Yes	\$ 15,443,558	\$ 1,265,000	\$ -	\$ -	\$ 1,265,000	\$ -	\$ -
Telesis Baltimore Corporation & CT Development Partners	Lyon Homes, Phase II 415 New Pittsburg Avenue, Dundalk, MD 21222	FAM	90	22	No	\$ 22,398,452	\$ 1,500,000	\$ 2,000,000	\$ -	\$ -	\$ -	\$ -
			225	43		\$ 81,039,250	\$ 5,765,000	\$ 4,000,000	\$ -	\$ 4,265,000	\$ 2,000,000	\$ -
Carroll												
ReBuild Metro, Inc. & MBID of Delaware, LLC	Willows at Westminster 214 Pennsylvania Avenue, Westminster, MD 21157	FAM	40	6	Yes	\$ 12,726,790	\$ 1,074,190	\$ 1,890,000	\$ -	\$ -	\$ -	\$ -
Green Street Housing, LLC & REBJ, Inc.	Carrolltowne Village 6500 Carrolltowne Village Drive, Eldersburg, MD 21784	FAM	40	6	Yes	\$ 15,596,232	\$ 1,207,170	\$ -	\$ -	\$ 1,207,170	\$ -	\$ -
Conifer Realty, LLC & Interfaith Housing Alliance, Inc.	Westminster Way 19, 27, 41 Union Street, and 312, 314, 316, 318, 322 W. Main Street, Westminster, MD 21157, 21158	FAM	55	9	Yes	\$ 19,511,012	\$ 1,500,000	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -
Foundation Development Group, LLC & Pax-Edwards, LLC	Taneytown Crossing Harney Road and Westview Drive, Taneytown, MD 21787	FAM	36	6	Yes	\$ 14,604,287	\$ 1,293,849	\$ -	\$ -	\$ 1,293,849	\$ -	\$ -
			171	27		\$ 62,438,321	\$ 5,075,209	\$ 1,890,000	\$ -	\$ 4,001,019	\$ -	\$ -
Cecil												
Elkton Housing Authority & MBID of Delaware, LLC	Willows at Rudy Park 100-315 Rudy Park, Elkton, MD 21921	FAM	68	11	Yes	\$ 17,633,908	\$ 1,436,109	\$ -	\$ -	\$ 1,436,109	\$ -	\$ -
			68	11		\$ 17,633,908	\$ 1,436,109	\$ -	\$ -	\$ 1,436,109	\$ -	\$ -
Frederick												
Interfaith Housing Alliance, Inc. & PIRHL Developers, LLC	499 West Patrick Apartments 499 West Patrick Street, Frederick, MD 21701	FAM	40	6	Yes	\$ 15,662,793	\$ 1,345,481	\$ -	\$ -	\$ -	\$ -	\$ -
			40	6		\$ 15,662,793	\$ 1,345,481	\$ -	\$ -	\$ -	\$ -	\$ -

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Garrett												
Garrett County MD Community Action Committee, Inc.	Chautauqua Park West Ringer Drive, 100-600 Pleasant View Lane, 108 Decatur Street, Oakland/Loch Lynn/Mt. Lake Park, MD 21550	FAM	77	12	Yes	\$ 21,624,202	\$ 1,500,000	\$ 2,000,000	\$ -	\$ 1,500,000	\$ 2,000,000	\$ -
			77	12		\$ 21,624,202	\$ 1,500,000	\$ 2,000,000	\$ -	\$ 1,500,000	\$ 2,000,000	\$ -
Harford												
Homes for America, Inc. & New Harbor Development	Homes for Fountain Green 1900 N Fountain Green Road, Bel Air, MD 21014	FAM	72	11	Yes	\$ 22,067,947	\$ 1,500,000	\$ 1,800,000	\$ -	\$ 1,500,000	\$ 1,800,000	\$ -
Pax-Edwards, LLC, Osprey Property Company, LLC & Harford Community Action Agency, Inc.	Benson's Corner 1700 Harford Road, Fallston, MD 21047	FAM	56	9	Yes	\$ 20,852,760	\$ 1,500,000	\$ 2,000,000	\$ -	\$ 1,500,000	\$ 2,000,000	\$ -
Pax-Edwards, LLC, Osprey Property Company, LLC & Harford Community Action Agency, Inc.	Riverwoods at Tollgate II 3803 Monument Circle, Abingdon, MD 21009	FAM	57	9	Yes	\$ 18,542,925	\$ 1,500,000	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -
Green Street Housing, LLC, REBJ, Inc. & Harford County Community Action Agency, Inc.	Village at Blenheim Run 1919 & 1921 Pulaski Hwy, Havre de Grace, MD 20178	FAM	51	8	Yes	\$ 17,963,841	\$ 1,500,000	\$ 650,000	\$ -	\$ 1,500,000	\$ 650,000	\$ -
Delaware Valley Development Company & Housing Commission of Talbot	Hillcrest at Havre de Grace 1001 Graceview Drive, Havre de Grace, MD 21078	FAM	45	8	Yes	\$ 17,339,419	\$ 1,500,000	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -
Enterprise Homes, Inc.	Melrose Place 1700 Melrose Lane, Forest Hill, MD 21050	FAM	36	6	Yes	\$ 13,147,186	\$ 1,110,395	\$ 710,000	\$ -	\$ -	\$ -	\$ -
			317	51		\$ 109,914,078	\$ 8,610,395	\$ 6,660,000	\$ -	\$ 6,000,000	\$ 4,450,000	\$ -
Howard												
J. Kirby Development & Housing County Housing Commission	Riverwatch Phase II 5635 and 5659 Furnace Avenue, Elkridge, MD 21075	FAM	58	9	Yes	\$ 20,673,602	\$ 1,422,751	\$ -	\$ -	\$ 1,422,751	\$ -	\$ -
Woda Cooper Development, Inc.	Robinson Overlook 7410 Grace Drive, Columbia, MD 21044	FAM	48	8	Yes	\$ 17,962,838	\$ 1,361,659	\$ 1,875,000	\$ -	\$ 1,361,659	\$ 1,875,000	\$ -
Enterprise Homes, Inc.	Ranleigh Court 5951-6033 Turnabout Lane, Columbia, MD 21044	FAM	76	12	Yes	\$ 26,323,978	\$ 1,173,372	\$ -	\$ -	\$ -	\$ -	\$ -
Enterprise Homes, Inc.	Roslyn Rise 10301-10421 Twin Rivers Road, Columbia, MD 21044	FAM	126	17	Yes	\$ 43,481,773	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -	\$ -
			308	46		\$ 108,442,191	\$ 5,457,782	\$ 1,875,000	\$ -	\$ 2,784,410	\$ 1,875,000	\$ -
Montgomery												
RST Development, LLC & Main Street Connect, Inc.	Main Street Apartments 59 Monroe Place, Rockville, MD 20850	FAM	70	17	Yes	\$ 32,095,294	\$ 1,500,000	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -
REBJ, Inc. & Montgomery Housing Partnership	Sligo Apartments 715-719 Sligo Avenue, Silver Spring, MD 20910	FAM	42	7	Yes	\$ 18,418,961	\$ 1,430,000	\$ -	\$ -	\$ -	\$ -	\$ -
Housing Opportunities Commission of Montgomery County	900 Thayer Apartments 8240 Fenton Street, Silver Spring, MD 20910	FAM	69	11	Yes	\$ 27,297,135	\$ 1,518,750	\$ -	\$ -	\$ -	\$ -	\$ -
			181	35		\$ 77,811,390	\$ 4,448,750	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -
Prince George's												
Pennrose, LLC & Foundation Development Group, LLC	Vansville Square 11701 Old Baltimore Pike, Beltsville, MD 20705	FAM	80	12	Yes	\$ 24,459,940	\$ 1,500,000	\$ 2,000,000	\$ -	\$ -	\$ -	\$ -
Pennrose, LLC & Redevelopment Housing Authority of Prince George's County	Glenarden Phase 2B 8405 Hamlin Street, Lanham, MD 20706	FAM	104	16	No	\$ 34,561,301	\$ 1,500,000	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -
			184	28		\$ 59,021,241	\$ 3,000,000	\$ 3,500,000	\$ -	\$ -	\$ -	\$ -
Somerset												
NHP Foundation & Housing Commission of Talbot	Princess Anne Townhomes 30475 Pine Knoll Drive, Princess Anne, MD 21853	FAM	120	18	Yes	\$ 25,912,618	\$ 1,500,000	\$ 2,500,000	\$ -	\$ -	\$ -	\$ -
Enterprise Homes, Inc.	The Reserve at Somerset Commons Phase II 30520 Hickory Road, Princess Anne, MD 21853	FAM	54	9	Yes	\$ 14,274,801	\$ 1,252,904	\$ 945,000	\$ -	\$ 1,252,904	\$ 945,000	\$ -
			174	27		\$ 40,187,419	\$ 2,752,904	\$ 3,445,000	\$ -	\$ 1,252,904	\$ 945,000	\$ -
Worcester												
Homes for America, Inc.	Homes at Berlin and Pleasant Manor 113 Flower Street, 115 Flower Street and 545 Bay Street, 301 S. Church Street, Berlin/Snow Hill, MD 21811/21863	FAM	85	13	Yes	\$ 16,705,266	\$ 1,145,971	\$ 2,000,000	\$ -	\$ -	\$ -	\$ -
			85	13		\$ 16,705,266	\$ 1,145,971	\$ 2,000,000	\$ -	\$ -	\$ -	\$ -
			2421	407		\$ 827,493,696	\$ 56,077,296	\$ 43,849,000	\$ 2,875,000	\$ 30,217,029	\$ 18,640,000	\$ 1,000,000

SPRING 2018 COMPETITIVE FUNDING ROUND - STATE BONUS POINTS & WAIVERS

STATE BONUS POINTS:

Project	State Bonus Points Received	Reason
520 Somerset Apartments	1	Equitable Regional or Geographic Distribution: 1) Project CORE Revitalization Area; 2) Opportunity Zone; 3) Community Impact Location Time Sensitive Opportunity to Leverage Resources: 1) HUD Choice Neighborhood
The Reserve at Somerset Commons Phase II	6.5	Equitable Regional or Geographic Distribution: 1) Opportunity Zone; 2) Community of Opportunity Outside of Baltimore Region
Main Street Apartments	7	Equitable Regional or Geographic Distribution: 1) Community of Opportunity Outside of Baltimore Region

WAIVERS:

Site Location and Address	Name of Applicant/Sponsor	Waivers Granted
Anne Arundel County		
Newtowne 20 810A Brooke Court, Annapolis, MD 21401	Pennrose, LLC & Housing Authority of the City of Annapolis	Section 3.1 Development Team Requirements: Waiver to permit less than three years of audited financial statements for sponsor (Pennrose, LLC) due to corporate restructuring
Baltimore City		
520 Somerset Apartments 520 Somerset Street, Baltimore, MD 21202	Mission First Housing Development Corporation & The Henson Development Company	Section 3.1 Development Team Requirements: Waiver to permit reviewed/compiled financial statements for sponsor (The Henson Development Group)

Baltimore County

Lyon Homes, Phase II
415 New Pittsburg Avenue, Dundalk, MD
21222

Telesis Baltimore Corporation & CT
Development Partners

Section 3.9.9 Phased Projects: Waiver to permit project to request 9% LIHTC while first phase is still underway based on strong lease-up trending to date

Red Maple Place
Joppa Road/Fairmont Avenue, Towson,
MD 21286

Homes for America, Inc. & New
Harbor Development LLC

Section 3.1 Development Team Requirements: Waiver to permit internally prepared financial statements for a 30% owner (New Harbor Development LLC) with a limited financial history

Carroll County

Willows at Westminster
214 Pennsylvania Avenue, Westminster,
MD 21157

ReBuild Metro, Inc. & MBID of
Delaware, LLC

Section 4.1.1 Development Team Experience: Waiver to permit continued interpretation of five (5) year track record of experience for sponsor (MBID of Delaware, LLC) and general contractor (Ingerman Construction Management LLC) in light of corporate restructuring

Section 3.1 Development Team Requirements: Waiver to permit less than three years of audited financial statements for sponsor (MBID of Delaware, LLC) and general contractor (Ingerman Construction Management, LLC) due to corporate restructuring

Section 3.9.3 Operating Expenses: Waiver to permit annual per unit operating expenses higher than the limit due to small total project size

Cecil County

Willows at Rudy Park
100-315 Rudy Park, Elkton, MD 21921

Elkton Housing Authority & MBID of
Delaware, LLC

Section 4.1.1 Development Team Experience: Allowed for continued interpretation of five (5) year track record of experience for sponsor (MBID of Delaware, LLC) and general contractor (Ingerman Construction Management LLC) in light of corporate restructuring

Section 3.1 Development Team Requirements: Waiver to permit less than three years of audited financial statements for sponsor (MBID of Delaware, LLC) and general contractor (Ingerman Construction Management, LLC) due to corporate restructuring

Harford County

Homes for Fountain Green
1900 N Fountain Green Road, Bel Air, MD
21014

Homes for America, Inc. & New
Harbor Development

Section 3.1 Development Team Requirements: Waiver to permit internally prepared financial statements for a 30% owner (New Harbor Development LLC) with a limited financial history

Montgomery County

900 Thayer Apartments
8240 Fenton Street, Silver Spring, MD
20910

Housing Opportunities Commission
of Montgomery County

Section 4.5.3 Construction or Rehabilitation Cost Incentives: Waiver to permit the per-square-foot construction costs which are higher than limit due to extraordinary underground utility work

Main Street Apartments
59 Monroe Place, Rockville, MD 20850

RST Development, LLC & Main
Street Connect, Inc.

Section 3.1 Development Team Requirements: Waiver to permit reviewed/compiled financial statements for 49% owner (Main Street Connect, Inc.) with a limited financial history

Prince George's County

Glenarden Phase 2B
8405 Hamlin Street, Lanham, MD 20706

Pennrose, LLC & Redevelopment
Housing Authority of Prince
George's County

Section 3.1 Development Team Requirements: Waiver to permit less than three years of audited financial statements for sponsor (Pennrose, LLC) due to corporate restructuring

Section 3.9.9 Phased Projects: Waiver to permit project to request 9% LIHTC while first phase is still underway based on PRHP and LIHTC allocation, closed financing, and construction underway

Vansville Square
11701 Old Baltimore Pike, Beltsville, MD
20705

Pennrose, LLC & Foundation
Development Group, LLC

Section 3.1 Development Team Requirements: Waiver to permit less than three years of audited financial statements for sponsor (Pennrose, LLC) due to corporate restructuring

Worcester County

Homes at Berlin and Pleasant Manor
113 Flower Street, 115 Flower Street and
545 Bay Street, 301 S. Church Street,
Berlin/Snow Hill, MD 21811/21863

Homes for America, Inc.

Section 2.11.1 Site Control: Waiver of site control requirements due to unique timing associated with the preservation of a property in DHCD's portfolio

Section 3.13 Development Quality Standards and Exhibit E Construction Information: Waiver of construction documentation requirements due to unique timing associated with the preservation of a property in DHCD's portfolio

Section 5.1 Waivers - General: Waiver of requirement that waiver requests be received at least thirty (30) day in advance of round deadline due to unique timing associated with the preservation of a property in DHCD's portfolio
